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PROJECT:	Rowan County Courthouse RR Roof Replacement	NO.:	01
OWNER:	Rowan County	DATE OF ISSUANCE:	2/24/2022
		ENGINEER:	REI Engineers
		REI PROJECT NO:	021CLT-223

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This addendum forms a part of the Contract Documents and modifies the original Bidding Documents dated 9/30/2021 as noted below.

This addendum consists of 1 page(s), the attached revised Specification Sections 00 41 13 Bid Form, 00 43 27 Material Price Breakdown Form, 00 43 39 Minority Business Enterprise, the attached reissued Contract Drawings, and the attached Pre-Bid Meeting Minutes.

**CHANGES TO BIDDING REQUIREMENTS:**

1. 00 41 13 Bid Form; Replace with attached; 00 41 13 Bid Form – Revision 1
2. 00 43 27 Material Price Breakdown Form; Add attached; 00 43 27 Material Price Breakdown Form
3. 00 43 39 Minority Business Enterprise; Add attached; 00 43 39 Minority Business Enterprise

**CHANGES TO SPECIFICATIONS:**

4. N/A

**CHANGES TO CONTRACT DRAWINGS:**

5. N/A

**QUESTIONS/CLARIFICATIONS**

6. Will the MWSBE forms be included in the addendum?  
Yes, See the attached associated section.
7. Where will the stair tower fit best on the jobsite?  
The stair tower will need to be located at the rear of the facility in/near the designated staging area.
8. Will you please clarify the location of the ladder to be provided.?  
The new ladder to be provided will be for the roof hatch access area. The existing lower level access ladders will remain.

**ALL OTHER REQUIREMENTS AND PROVISIONS OF THE BIDDING DOCUMENTS REMAIN UNCHANGED. ACKNOWLEDGE RECEIPT OF THIS ADDENDUM ON THE BID FORM. FAILURE TO DO SO MAY BE CAUSE FOR REJECTION OF THE BID.**

**END OF ADDENDUM**

**SECTION 00 41 13**

**BID FORM - REVISION 1**

To: Rowan County  
Purchasing Department, Suite 31,  
130 West Innes St.,  
Salisbury, North Carolina 28144

Project: Rowan County Courthouse Roof Replacement  
REI Project No. 021CLT-223

Date: \_\_\_\_\_

Bidder: \_\_\_\_\_

Address: \_\_\_\_\_

Phone: \_\_\_\_\_

Email: \_\_\_\_\_

North Carolina License No.: \_\_\_\_\_

Classification : \_\_\_\_\_

Limitation : \_\_\_\_\_

**PART 1 - GENERAL**

**1.1 SUMMARY**

- A. The undersigned, as bidder, hereby declares that the only person or persons interested in this bid as principal or principals is or are named herein and that no other person than herein mentioned has any interest in this bid or in the contract to be entered into; that this proposal is made without connection with any other person, company or parties making a bid or proposal; and that it is in all respects fair and in good faith without collusion or fraud. The Bidder further declares that he has examined the site of the work and the contract documents relative thereto dated September 30, 2021 as prepared by REI Engineers, Inc., and has read all special provisions furnished prior to the opening of bids; that he has satisfied himself relative to the work to be performed. The Bidder proposes and agrees if this bid is accepted to contract with the Owner in the form of contract specified, to furnish all necessary materials, equipment, machinery, tools apparatus, means of transportation and labor necessary to complete the construction of the project with a definite understanding that no money will be allowed for extra work except as set forth in the General Conditions and the Contract Documents.

**1.2 BASE BID:**

_____	\$	_____
(Words)		(Figures)

### **1.3 MATERIAL PRICE BID BREAKDOWN**

- A. Due to extreme volatility in construction material prices, the base bid listed above is based upon all of the materials for the Project, including the materials and prices listed in Section 00 43 27 "Material Price Breakdown Form". In addition to the completed Material Price Breakdown Form, bidder shall submit with your bid documentation of the current material prices listed in the Material Price Breakdown Form as of the time of bidding in the form of current quotes or invoices from the manufacturer or supplier. If there is a price increase or decrease of the materials between the bid date and time of receipt of material invoice, the Contract Sum shall be increased or decreased to reflect the actual material cost if the Contractor complies with the requirements of this section and Section 00 43 27 of the Project Manual.

### **1.4 ALLOWANCES:**

- A. Include in the Base Bid the \$30,000.00 Contingency Allowance specified in Section 01 21 00 "Allowances" of the Project Manual.
- B. Include in the Base Bid the Quantity Allowances specified in Section 01 21 00 "Allowances" of the Project Manual.
1. Replace 50BF of Deteriorated Wood Blocking. Refer to Section 06 10 00 "Rough Carpentry"
  2. Replace 100 SF of Deteriorated Plywood. Refer to Section 06 10 00 "Rough Carpentry"

### **1.5 UNIT PRICES:**

- A. Unit prices quoted and accepted shall apply throughout the life of the contract, except as otherwise specifically noted. Unit prices shall be applied, as appropriate, to compute the total value of changes in the scope of the work all in accordance with the contract documents. Refer to Section 01 22 00 "Unit Prices".
1. Replace Deteriorated Wood Blocking. Refer to Section 06 10 00 "Rough Carpentry"
    - a. Cost: \$\_\_\_\_\_ per BF
  2. Replace Deteriorated Plywood. Refer to Section 06 10 00 "Rough Carpentry"
    - a. Cost: \$\_\_\_\_\_ per SF

### **1.6 MANUFACTURERS:**

- A. Base bid shall utilize roofing materials manufactured by \_\_\_\_\_. Only one manufacturer shall be listed. Provide Section 00 62 33 "Roof Manufacturer's Acknowledgment" signed by manufacturer listed above and enclose with bid.

**1.7 BID HOLDING TIME AND ACCEPTANCE:**

- A. The undersigned hereby agrees that this bid may not be revoked or withdrawn after the time set for the opening of bids but shall remain open during the bid holding period as specified in Section 00 21 13 "Instructions to Bidders".

**1.8 SCHEDULE OF COMPLETION:**

- A. The undersigned understands that time is of the essence and agrees to the Contract Time and liquidated damages as indicated in General Conditions of the Contract for Construction and Supplementary Conditions apply to this Work. The undersigned hereby agrees to commence work on this project within thirty (30) days following receipt of an Executed Agreement between Owner and Contractor. Date of commencement will be established in a Notice to Proceed issued to Contractor. Complete work under the Base Bid and all alternates accepted within ninety (90) calendar days from the date of commencement.
- B. Applicable liquidated damages shall be stated in the Section 00 73 00 "Supplementary Conditions".

**1.9 ADDENDUM:**

- A. Addendum received and used in computing bid:
1. Addendum No. 1: \_\_\_\_\_
  2. Addendum No. 2: \_\_\_\_\_
  3. Addendum No. 3: \_\_\_\_\_
  4. Addendum No. 4: \_\_\_\_\_

**1.10 SUBCONTRACTORS:**

- A. If subcontractors are to be utilized, the Bidder shall fill out all blanks on the list below. All subcontractors shall be listed. The Bidder shall identify work by the general, subcontractor or not applicable for each trade; utilize parenthesis ( ) to list trades not provided. Do not list suppliers. All blanks must be filled in. Failure to do so may result in bid being declared non-responsive. If there is more than one subcontractor per trade identified below, list all. If no subcontractors are to be utilized, indicate by signing at the appropriate place at the bottom of the table.

Trade	Company	License #
General (Roofing)		
General (Sheet Metal)		
Mechanical		
Electrical		
Plumbing		
Concrete		
Waste Disposal		
Other (( ) )		
Other ( )		
We do not plan to use subcontract forces		

## **1.11 ENCLOSURES:**

A. Provide the following enclosures with submitted bid:

1. Bid Bond
2. Minority, Woman, and Small Business Enterprises Submittals as required by Section 00 43 39 "Minority Business Enterprise":
  - a. MWSBE Identification Form
  - b. State of North Carolina Affidavit A – Listing of the Good Faith Effort
  - c. or
  - d. State of North Carolina Affidavit B – Intent to Perform Contract with Own Workforce
  - e. MBE Certificate of Voluntary Compliance
3. Section 00 62 33 "Roof Manufacturer's Acknowledgment" for Manufacturer listed above.
4. Section 00 43 27 "Material Price Breakdown Form" along with manufacturer/supplier backup invoices or material price quote documentation

Respectfully submitted this \_\_\_\_\_ day of \_\_\_\_\_, \_\_\_\_\_.

Company: \_\_\_\_\_

Printed Name: \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_

\_\_\_\_\_ (State)

County of \_\_\_\_\_

I, \_\_\_\_\_, a Notary Public for \_\_\_\_\_ County,  
\_\_\_\_\_ (State), do hereby certify that \_\_\_\_\_ personally  
appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal, this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_.

\_\_\_\_\_  
Notary Public

(OFFICIAL SEAL)

My commission expires \_\_\_\_\_, 20\_\_\_\_.

**END OF SECTION**

## SECTION 00 43 27

### MATERIAL PRICE BREAKDOWN FORM

#### PART 1 - GENERAL

##### 1.1 SUMMARY

A. Section includes:

1. Due to extreme volatility in construction material prices, the base bid shall include all materials for the Project and be based upon the material prices listed in the following pages that reflect current pricing on the date the bid is submitted.
2. In addition to this Material Cost Breakdown Form, Contractor shall submit with its bid, documentation of the material prices listed below in the form of current quotes or invoices from the manufacturer or supplier.
  - a. Blank material line items are included to allow the Contractor to list additional materials not provided in the breakdown that may be necessary for project completion.
  - b. Each line item must be completed if the Contractor would like to be able to seek an increase in the Contract Sum due to a change in the cost of the materials after bids are submitted.
  - c. Materials not included in the form shall not be subject to an increase in the Contract Sum.
3. Material price adjustments will be considered for each individual material, comparing actual material cost invoices with backup documentation/quotes submitted with this bid. The Contractor is responsible for complying with requirements of the Contract Documents and conforming and correlating quantities and unit prices with the requirements of the work. The materials listed in the table below do not waive the Contractor's requirement of compliance with the Contract Documents or providing and installing materials, as required, to provide a complete, warrantable, watertight roofing system.
4. By submitting this form with their bid, Contractor certifies they have reviewed the material prices and confirm that they are accurate current costs from the manufacturer/supplier and that they comply with the requirements of the general conditions and other applicable sections of the Contract Documents.
5. This form is for REI Engineers Contract Administration purposes only and will not be published or included in the public bid tabulation.

**SECTION 00 43 27**

**MATERIAL PRICE BREAKDOWN FORM**

**FOR ROWAN COUNTY AND REI ENGINEERS CONTRACT ADMINISTRATION PURPOSES  
ONLY - NOT TO BE INCLUDED IN PUBLIC BID TABULATION**

**PART 1 - GENERAL**

**1.1 SUMMARY**

A. Section Includes:

1. Due to extreme volatility in construction material prices, the base bid shall include all materials for the Project and be based upon the material prices listed below that reflect current pricing on the date the bid is submitted. In addition to this Material Cost Breakdown Form, Contractor shall submit with its bid, documentation of the material prices listed below in the form of current quotes or invoices from the manufacturer or supplier. Blank material line items are included below to allow the Contractor to list additional materials not provided in the breakdown that may be necessary for project completion if the Contractor would like to be able to seek an increase in the Contract Sum due to a change in the cost of the materials after bids are submitted. Materials not included in the below form shall not be subject to an increase in the Contract Sum.

Section No.	Material	Quantity Included in Bid	Unit Cost (list units)	Total Cost





Section No.	Material	Quantity Included in Bid	Unit Cost (list units)	Total Cost

END OF SECTION 00 43 27

## **SECTION 00 43 39**

### **MINORITY BUSINESS ENTERPRISE**

#### **PART 1 - GENERAL**

##### **1.1 SUMMARY**

A. Section Includes:

1. Owner's required Minority Business Enterprise Program and Forms.

##### **1.2 RELATED DOCUMENTS**

A. Drawings and general provisions of the Contract, including General and Supplementary Conditions and Specification Sections apply to this Section.

**END OF SECTION**

# Identification of HUB Certified/ Minority Business Participation

I, \_\_\_\_\_  
(Name of Bidder)

do hereby certify that on this project, we will use the following HUB Certified/ minority business as construction subcontractors, vendors, suppliers or providers of professional services.

Firm Name, Address and Phone #	Work Type	*Minority Category	**HUB Certified (Y/N)

\*Minority categories: Black, African American (B), Hispanic (H), Asian American (A) American Indian (I), Female (F) Socially and Economically Disadvantaged (D)

\*\* HUB Certification with the state HUB Office required to be counted toward state participation goals.

The total value of minority business contracting will be (\$)\_\_\_\_\_.

# State of North Carolina AFFIDAVIT A – Listing of Good Faith Efforts

County of \_\_\_\_\_

(Name of Bidder)

Affidavit of \_\_\_\_\_

I have made a good faith effort to comply under the following areas checked:

**Bidders must earn at least 50 points from the good faith efforts listed for their bid to be considered responsive.** (1 NC Administrative Code 30 I.0101)

- ☐ **1 – (10 pts)** Contacted minority businesses that reasonably could have been expected to submit a quote and that were known to the contractor, or available on State or local government maintained lists, at least 10 days before the bid date and notified them of the nature and scope of the work to be performed.
- ☐ **2 --(10 pts)** Made the construction plans, specifications and requirements available for review by prospective minority businesses, or providing these documents to them at least 10 days before the bids are due.
- ☐ **3 – (15 pts)** Broken down or combined elements of work into economically feasible units to facilitate minority participation.
- ☐ **4 – (10 pts)** Worked with minority trade, community, or contractor organizations identified by the Office of Historically Underutilized Businesses and included in the bid documents that provide assistance in recruitment of minority businesses.
- ☐ **5 – (10 pts)** Attended prebid meetings scheduled by the public owner.
- ☐ **6 – (20 pts)** Provided assistance in getting required bonding or insurance or provided alternatives to bonding or insurance for subcontractors.
- ☐ **7 – (15 pts)** Negotiated in good faith with interested minority businesses and did not reject them as unqualified without sound reasons based on their capabilities. Any rejection of a minority business based on lack of qualification should have the reasons documented in writing.
- ☐ **8 – (25 pts)** Provided assistance to an otherwise qualified minority business in need of equipment, loan capital, lines of credit, or joint pay agreements to secure loans, supplies, or letters of credit, including waiving credit that is ordinarily required. Assisted minority businesses in obtaining the same unit pricing with the bidder's suppliers in order to help minority businesses in establishing credit.
- ☐ **9 – (20 pts)** Negotiated joint venture and partnership arrangements with minority businesses in order to increase opportunities for minority business participation on a public construction or repair project when possible.
- ☐ **10 - (20 pts)** Provided quick pay agreements and policies to enable minority contractors and suppliers to meet cash-flow demands.

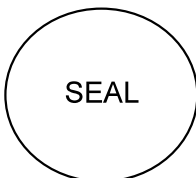
The undersigned, if apparent low bidder, will enter into a formal agreement with the firms listed in the Identification of Minority Business Participation schedule conditional upon scope of contract to be executed with the Owner. Substitution of contractors must be in accordance with GS143-128.2(d) Failure to abide by this statutory provision will constitute a breach of the contract.

The undersigned hereby certifies that he or she has read the terms of the minority business commitment and is authorized to bind the bidder to the commitment herein set forth.

Date: \_\_\_\_\_ Name of Authorized Officer: \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_



State of \_\_\_\_\_, County of \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

Notary Public \_\_\_\_\_

My commission expires \_\_\_\_\_

**State of North Carolina --AFFIDAVIT B-- Intent to Perform Contract  
with Own Workforce.**

County of \_\_\_\_\_

Affidavit of \_\_\_\_\_  
(Name of Bidder)

I hereby certify that it is our intent to perform 100% of the work required for the \_\_\_\_\_  
\_\_\_\_\_ contract.  
(Name of Project)

In making this certification, the Bidder states that the Bidder does not customarily subcontract elements of this type project, and normally performs and has the capability to perform and will perform all elements of the work on this project with his/her own current work forces; and

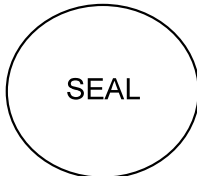
The Bidder agrees to provide any additional information or documentation requested by the owner in support of the above statement. The Bidder agrees to make a Good Faith Effort to utilize minority suppliers where possible.

The undersigned hereby certifies that he or she has read this certification and is authorized to bind the Bidder to the commitments herein contained.

Date: \_\_\_\_\_ Name of Authorized Officer: \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_



State of \_\_\_\_\_, County of \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

Notary Public \_\_\_\_\_

My commission expires \_\_\_\_\_

# State of North Carolina - AFFIDAVIT C - Portion of the Work to be Performed by HUB Certified/Minority Businesses

County of \_\_\_\_\_

(Note this form is to be submitted only by the apparent lowest responsible, responsive bidder.)

If the portion of the work to be executed by HUB certified/minority businesses as defined in GS143-128.2(g) and 128.4(a),(b),(e) is equal to or greater than 10% of the bidders total contract price, then the bidder must complete this affidavit.

This affidavit shall be provided by the apparent lowest responsible, responsive bidder within **72 hours** after notification of being low bidder.

Affidavit of \_\_\_\_\_ I do hereby certify that on the  
(Name of Bidder)

(Project Name)  
Project ID# \_\_\_\_\_ Amount of Bid \$ \_\_\_\_\_

I will expend a minimum of \_\_\_\_\_% of the total dollar amount of the contract with minority business enterprises. Minority businesses will be employed as construction subcontractors, vendors, suppliers or providers of professional services. Such work will be subcontracted to the following firms listed below.

Attach additional sheets if required

Name and Phone Number	*Minority Category	**HUB Certified Y/N	Work Description	Dollar Value

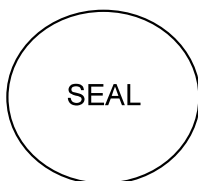
\*Minority categories: Black, African American (**B**), Hispanic (**H**), Asian American (**A**) American Indian (**I**), Female (**F**) Socially and Economically Disadvantaged (**D**)

**\*\* HUB Certification with the state HUB Office required to be counted toward state participation goals.**

Pursuant to GS143-128.2(d), the undersigned will enter into a formal agreement with Minority Firms for work listed in this schedule conditional upon execution of a contract with the Owner. Failure to fulfill this commitment may constitute a breach of the contract.

The undersigned hereby certifies that he or she has read the terms of this commitment and is authorized to bind the bidder to the commitment herein set forth.

Date: \_\_\_\_\_ Name of Authorized Officer: \_\_\_\_\_



Signature: \_\_\_\_\_

Title: \_\_\_\_\_

State of \_\_\_\_\_, County of \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

Notary Public \_\_\_\_\_

My commission expires \_\_\_\_\_

# State of North Carolina AFFIDAVIT D – Good Faith Efforts

County of \_\_\_\_\_

(Note this form is to be submitted only by the apparent lowest responsible, responsive bidder.)

If the goal of 10% participation by HUB Certified/ minority business **is not** achieved, the Bidder shall provide the following documentation to the Owner of his good faith efforts:

Affidavit of \_\_\_\_\_ I do hereby certify that on the  
(Name of Bidder)

Project ID# \_\_\_\_\_ (Project Name) Amount of Bid \$ \_\_\_\_\_

I will expend a minimum of \_\_\_\_\_% of the total dollar amount of the contract with HUB certified/ minority business enterprises. Minority businesses will be employed as construction subcontractors, vendors, suppliers or providers of professional services. Such work will be subcontracted to the following firms listed below. (Attach additional sheets if required)

Name and Phone Number	*Minority Category	**HUB Certified Y/N	Work Description	Dollar Value

\*Minority categories: Black, African American (**B**), Hispanic (**H**), Asian American (**A**) American Indian (**I**), Female (**F**) Socially and Economically Disadvantaged (**D**)

**\*\* HUB Certification with the state HUB Office required to be counted toward state participation goals.**

**Examples** of documentation that may be required to demonstrate the Bidder's good faith efforts to meet the goals set forth in these provisions include, but are not necessarily limited to, the following:

- Copies of solicitations for quotes to at least three (3) minority business firms from the source list provided by the State for each subcontract to be let under this contract (if 3 or more firms are shown on the source list). Each solicitation shall contain a specific description of the work to be subcontracted, location where bid documents can be reviewed, representative of the Prime Bidder to contact, and location, date and time when quotes must be received.
- Copies of quotes or responses received from each firm responding to the solicitation.
- A telephone log of follow-up calls to each firm sent a solicitation.
- For subcontracts where a minority business firm is not considered the lowest responsible sub-bidder, copies of quotes received from all firms submitting quotes for that particular subcontract.
- Documentation of any contacts or correspondence to minority business, community, or contractor organizations in an attempt to meet the goal.
- Copy of pre-bid roster
- Letter documenting efforts to provide assistance in obtaining required bonding or insurance for minority business.
- Letter detailing reasons for rejection of minority business due to lack of qualification.
- Letter documenting proposed assistance offered to minority business in need of equipment, loan capital, lines of credit, or joint pay agreements to secure loans, supplies, or letter of credit, including waiving credit that is ordinarily required.

Failure to provide the documentation as listed in these provisions may result in rejection of the bid and award to the next lowest responsible and responsive bidder.

Pursuant to GS143-128.2(d), the undersigned will enter into a formal agreement with Minority Firms for work listed in this schedule conditional upon execution of a contract with the Owner. Failure to fulfill this commitment may constitute a breach of the contract.

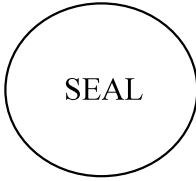


The undersigned hereby certifies that he or she has read the terms of this commitment and is authorized to bind the bidder to the commitment herein set forth.

Date: \_\_\_\_\_ Name of Authorized Officer: \_\_\_\_\_

Signature: \_\_\_\_\_

Title: \_\_\_\_\_



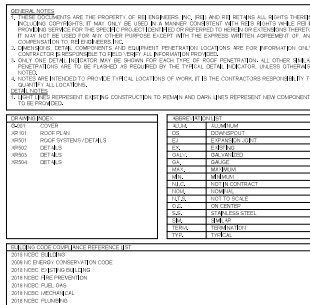
State of \_\_\_\_\_, County of \_\_\_\_\_

Subscribed and sworn to before me this \_\_\_\_\_ day of \_\_\_\_\_ 20\_\_\_\_

Notary Public \_\_\_\_\_

My commission expires \_\_\_\_\_

DATE: 09-30-2021

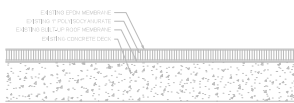
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EXPLOSION:	C
ENCLOSURE:	ENC.
F.I.D. USE IT FIRST SOURCE:	
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ZONE 2 (F) G (H) E	54 MBPS
ZONE 3 (G) C (D) A	77 MBPS

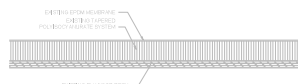
## C BUILDING CODE SUMMARY



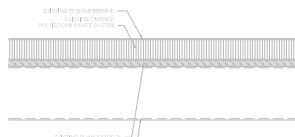




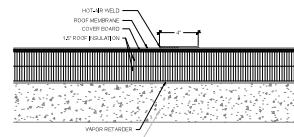
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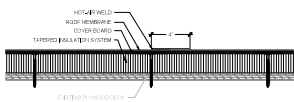
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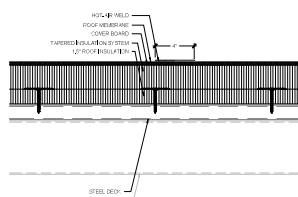
**C** ROOF SYSTEM - AREA F  
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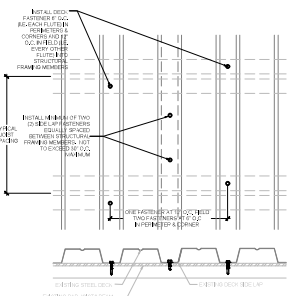
**D** ROOF SYSTEM - AREAS A, D, & E  
SCALE: 1/4\"/>



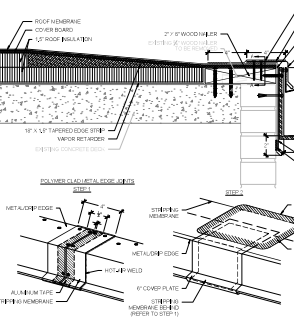
**E** ROOF SYSTEM - AREAS B & C  
SCALE: 1/4\"/>



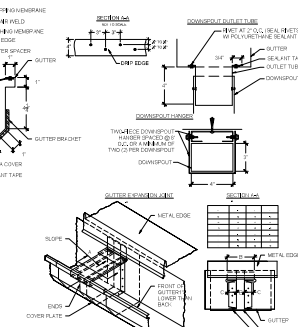
**F** ROOF SYSTEM - AREA F  
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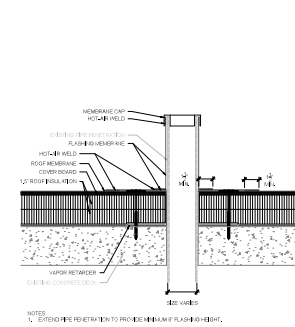
**G** STEEL DECK SECUREMENT  
SCALE: 1/4\"/>



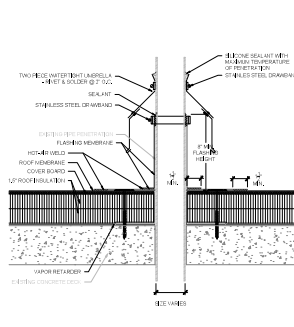
**1** GUTTER EDGE  
SCALE: 1/4\"/>



**2** SOIL PIPE  
SCALE: 1/4\"/>



**3** PIPE PENETRATION  
SCALE: 1/4\"/>



**4** PIPE PENETRATION  
SCALE: 1/4\"/>



PROJECT NAME:		ROWAN COUNTY			
ROWAN COUNTY		COURTHOUSE ROOF REPLACEMENT			
210 N. MAIN ST.		SALISBURY, NC 28144			
PROJ. NO.	021CLT-223	DATE:	09-30-2021		
REVISIONS:					
NO.	DATE	DESCRIPTION			
THIS LINE IS 1 INCH ON THE ORIGINAL DRAWING.					
IF IT IS NOT 1 INCH ON THIS PAGE, SCALE DRAWING ACCORDINGLY.					
SHEET TITLE:					
ROOF SYSTEMS / DETAILS					
DRAWING:		XR501			



SCALE 12

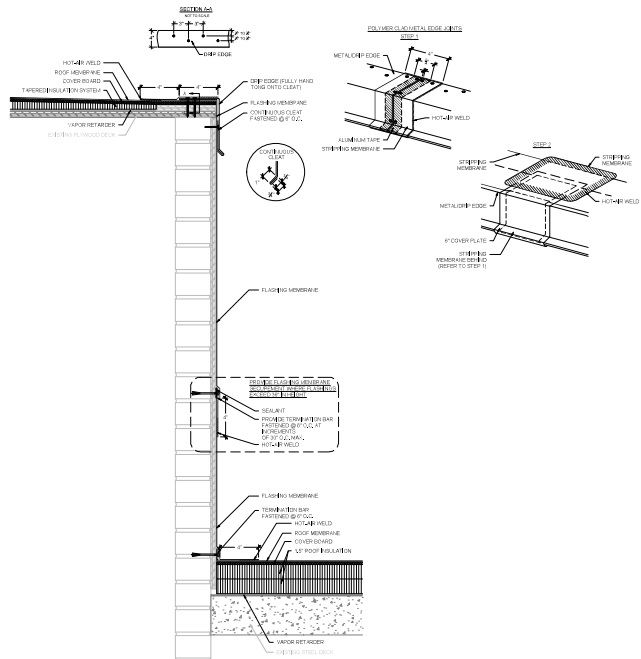
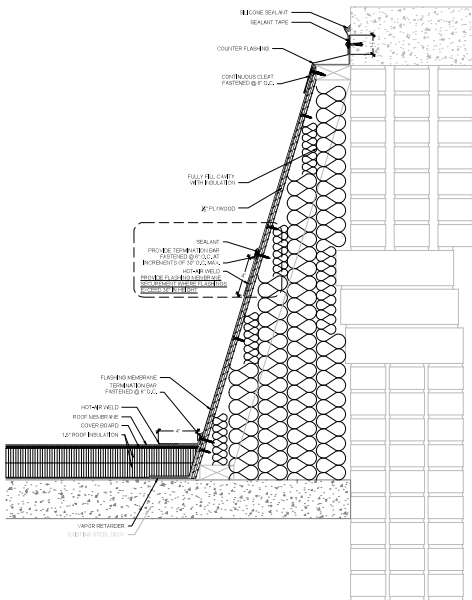


SCALE 1/8" = 1'-0"



828 JOURNAL OF CLIMATE





10 PARAPET WALL  
SCALE: 3/4\"/>

11 METAL EDGE AND ELEVATION WALL  
SCALE: 3/4\"/>



PROJECT NAME:  
**ROWAN COUNTY  
COURTHOUSE ROOF  
REPLACEMENT**

210 N. MAIN ST.  
SALISBURY, NC 28144

PROJ. NO.: 021CLT-223 DATE: 09-30-2021

REVISIONS		
NO.	DATE	DESCRIPTION

THIS LINE IS 1 INCH ON THE ORIGINAL DRAWING  
IF IT IS NOT 1 INCH ON THIS PAGE, SCALE DRAWING ACCORDINGLY.

SHEET TITLE:  
**DETAILS**

DRAWING:  
**XR503**



PROJECT NAME:  
**ROWAN COUNTY  
COURTHOUSE ROOF  
REPLACEMENT**

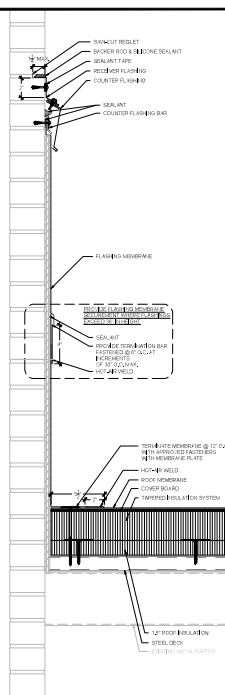
210 N. MAIN ST.  
SALISBURY, NC 28144  
PROJ. NO.: **021CLT-223** DATE: **09-30-2021**

REVISIONS		
NO.	DATE	DESCRIPTION

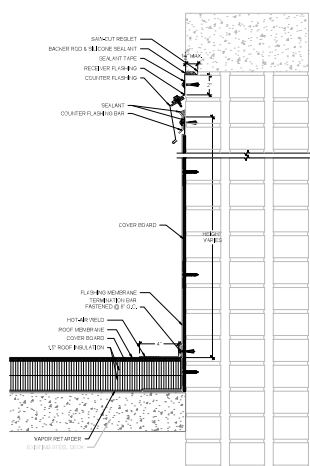
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IF IT IS NOT 1/8" ON THIS PAGE, SCALE DRAWING ACCORDINGLY.

SHEET TITLE:  
**DETAILS**

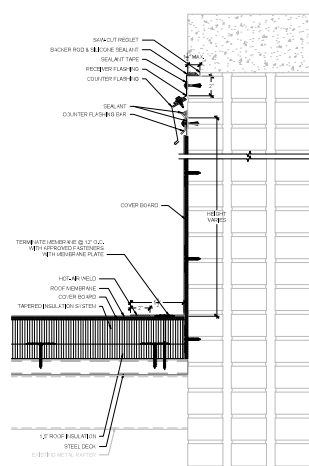
DRAWING:  
**XR504**



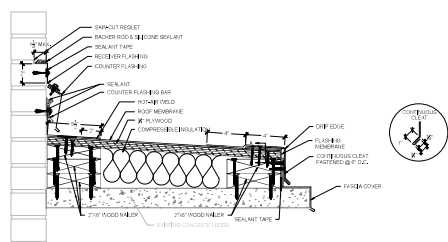
**12 ELEVATION WALL**  
SCALE: 3/4" = 1'-0"



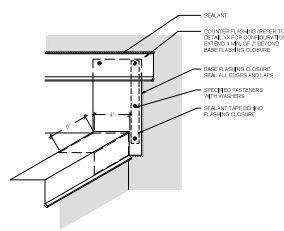
**13 PARAPET WALL**  
SCALE: 3/4" = 1'-0"



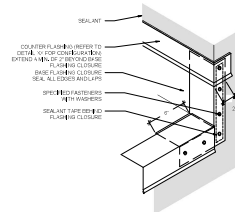
**14 PARAPET WALL**  
SCALE: 3/4" = 1'-0"



**15 PERIMETER LEDGE**  
SCALE: 3/4" = 1'-0"



**16 BASE FLASHING CLOSURE**  
SCALE: 3/4" = 1'-0"



NOTES:  
1. MEMBRANE AND FLASHING SYSTEMS ARE NOT TO BE INSTALLED UNTIL THE ROOF IS DRY.  
2. BASE FLASHING CLOSURE TO BE USED TO CLOSE ROOF FLASHING AT THE PERIMETER AND TO BE USED TO CLOSE ROOF FLASHING AT THE PERIMETER.



February 24, 2022

Rowan County  
130 West Innes Street  
Salisbury, NC 28144

Attention: Don Bringle  
Director

Reference: Pre-Bid Meeting Minutes  
Rowan County Courthouse RR  
Roof Replacement  
REI Project No. 021CLT-223

Dear Mr. Bringle:

A Pre-Bid Meeting was held at 2:00 PM on 2/17/2022 at the project site to discuss the details of the above referenced project. Refer to the attached sign in sheet for the attendance. The following points of interest were discussed:

1. Mr. Paul Whitley opened the meeting and a sign-in sheet was circulated.
2. A brief introduction of the project was provided.
3. Project Documents including Project Manual and Drawings sent electronically prior to the meeting. If you have not received documents, please email REI's Project Manager to request documents.

Section 00 11 13-Advertisement for Bids

4. Bids shall be received by Owner until 2:00 PM on 3/3/2022 at 130 West Innes St., Suite 31, Salisbury, NC 28144 to the Attention of Anna Baumgarner. The bids shall be publicly opened and read.
5. Bidder attendance at this pre-bid meeting was recommended but not mandatory.

Section 00 21 13-Instructions to Bidders

6. Bid Security will be required and shall be submitted with Contractor's bid. Utilize the form contained in the project manual.
7. Performance and Payment Bonds will be required if the base bid is \$100,000 or greater. Utilize the forms contained in the project manual.
8. Roof system manufacturer shall be listed on the bid form and the RMA Form shall be submitted with Contractor's bid.

Section 00 41 13-Bid Form

9. One manufacturer for the roof system shall be listed on the Bid Form.
10. A \$30,000.00 contingency allowance shall be contained in the Base Bid.
11. The following Quantity Allowances shall be contained in the Base Bid.
  - a. Replace 50 BF of Deteriorated Wood Blocking
  - b. Replace 100 SF of Deteriorated Plywood



12. Two unit prices shall be provided and utilized to determine the applicable quantity allowances.
13. Schedule of Completion:
  - a. The construction duration (including any alternates accepted) for this project shall be ninety (90) calendar days before Liquid Damages shall be incurred of \$500.00 per calendar day.
  - b. Time is of the essence. Contractor shall commence work on this project within thirty (30) days following receipt of an Executed Agreement between Owner and Contractor.
  - c. Date of commencement will be established in a Notice to Proceed issued to Contractor.
14. Provide all bid enclosures listed on the Bid Form including the following:
  - a. Bid Bond
  - b. MWSBE Identification Form
  - c. State of North Carolina Affidavit A – Listing of the Good Faith Effort or
  - d. State of North Carolina Affidavit B – Intent to Perform Contract with Own Workforce
  - e. MBE Certificate of Voluntary Compliance
  - f. Roof Manufacturer's Acknowledgement Form
  - g. Material Price Breakdown Form along with manufacturer/supplier backup invoices or material price quote documentation

Section 00 43 40-MWSBE Participation

15. Bidders shall follow the Owner's MWSBE Program and shall submit the required forms contained in the project manual with their bid.
16. For additional information, please contact the Owner's designated MWSBE Representative.

Section 01 11 00-Summary of Work

17. A brief outline of the scope of work was reviewed.

Roof Areas A, B, C, D, E and F:

- a. Remove and dispose of the roof system including flashings and sheet metal down to the concrete deck on Areas A, D and E, plywood deck on Areas B and C, and structural framing on Area F.
  - b. Provide steel deck on Area F.
  - c. Provide vapor retarder on Areas A, D and E.
  - d. Provide roof insulation system as specified in Section 07 22 16 "Roof Insulation".
  - e. Fully adhere thermoplastic single ply membrane along with flashings and accessories as specified in Section 07 54 00 "Thermoplastic Single Ply Roofing".
  - f. Replace sheet metal flashings and trim as specified in Section 07 62 00 "Sheet Metal Flashing and Trim"
  - g. Provide a complete, watertight, 20-year warrantable roof assembly.
18. The presence of Asbestos Containing Roofing Materials (ACRM) has been detected in test samples of the built-up asphalt roof membrane of Roof Areas A, D and E. Remove and dispose of ACRM in a safe and legal manner.
- Section 01 14 00-Work Restrictions
19. Works hours shall generally be performed during normal business hours. Should the Contractor elect to work on Saturday or Sunday, notification to the Owner and Engineer at least 48 hours in advance shall be required.
  20. Afterhours and weekend work is acceptable with notice to Owner and Engineer.

21. Access to the interior of the building is from 8:30 AM to 4:00 PM.

Section 01 77 00-Closeout Procedures

22. A two-year contractor's warranty, asbestos free warranty and a twenty-year roofing manufacturer's warranty shall be required.

23. Contractor shall submit all closeout documents within thirty (30) days from Punch List.

Technical Specifications/Contract Drawings

24. Contract Drawings will be reissued with darker "Existing" lines to allow visibility.

Miscellaneous

25. Staging and Material storage areas are as follows:

- a. Staging and material storage shall be located in the parking lot at the rear of the facility.
- b. Access to the roof shall be via a Contractor provided scaffolding.
- c. The Contractor will provide a portable toilet facility and handwashing station, as required.
- d. The grounds in the front of the building contains a sprinkler system. Awareness and protection shall be taken to prevent damage to the system.

26. Bidders wishing to make additional site visits shall contact Owner/REI to coordinate an appointment for additional visits. Please allow 24 hours of advance notice to schedule the site visit. Bidders shall provide an extension ladder for access to the roof.

27. All bidding or specification related questions are to be directed to REI Engineers in writing (email) by 5:00 PM on 2/24/2022 in an effort to keep addenda from being issued after 2/25/2022.

Please contact our office if you have any questions or corrections regarding these minutes.

Sincerely,

***REI Engineers***

Paul Whitley, RRO, CDT  
Project Manager

Enc: Pre-Bid Meeting Sign-in Sheet

cc: Attendees

PRE-BID MEETING SIGN-IN  
OWNER: Rowan County  
PROJECT: 021CLT-223 Rowan County Courthouse RR

Name	Company	Phone No.	Email
Paul Whitley	REI Engineers	704-458-1001	<a href="mailto:pwhitley@reiengineers.com">pwhitley@reiengineers.com</a>
Jeff Taylor	Interstate Roofing	704-201-1445	<a href="mailto:jtaylor@interstateroofingco.com">jtaylor@interstateroofingco.com</a>
Brandon Runyan	Davco	704-617-9782	<a href="mailto:brunyan@davcoroofing.com">brunyan@davcoroofing.com</a>
Don Scruggs	ARS Extreme Const.	919-605-6085	<a href="mailto:don.scruggs@arsextreme.com">don.scruggs@arsextreme.com</a>
Louis Andrus	Tecta America	24-882-1200	<a href="mailto:landugr@tectaamerica.com">landugr@tectaamerica.com</a>
Nathan Barr	BAR Roofing	336-782-7108	<a href="mailto:NathanBARR6@gmail.com">NathanBARR6@gmail.com</a>
Joey Tillman	Triad Roofing	376-345-1070	<a href="mailto:joey@triadroofing.com">joey@triadroofing.com</a>
Ken Fisher	SRS	803-802-6502	<a href="mailto:Ken@johnsonroofinginc.com">Ken@johnsonroofinginc.com</a>
Anna Bumgarner	RoCo	704-216-8774	<a href="mailto:Anna.Bumgarner@rowancountync.gov">Anna.Bumgarner@rowancountync.gov</a>
Don Bringle	RoCo	704-216-7818	<a href="mailto:Don.Bringle@rowancountync.gov">Don.Bringle@rowancountync.gov</a>

